

COMMISSION ON CHICAGO LANDMARKS

NOTICE OF A REGULAR MEETING

Pursuant to a resolution adopted by the Commission on Chicago Landmarks on June 4, 2020, regarding the Chairman's emergency rule-making powers, the Chairman of the Commission on Chicago Landmarks issued "Emergency Rules Governing the Conduct of Remote Public Commission Meetings and Provisions for Remote Public Participation" effective June 23, 2020, in response to the COVID-19 emergency. The Emergency Rules can be found on the Commission's website at www.chicago.gov/ccl.

In line with the Emergency Rules, the regular meeting of the **Commission on Chicago Landmarks** on **Thursday, October 1, 2020**, will be a **virtual meeting simulcast to the general public via livestreaming**. The Commission on Chicago Landmarks meeting will begin at **12:45 p.m.**

The **Permit Review Committee** will hold its regular meeting on Thursday, October 1, 2020, at 1:30 p.m. This meeting will also be a virtual meeting simulcast to the general public via livestreaming.

Members of the public may view the Commission's virtual meetings via livestream by selecting "Click here to access the live stream on the day of the meeting" on the Commission's website at www.chicago.gov/ccl. Verbal statements by the public will take place at the beginning of each meeting.

The Commission highly encourages members of the public to submit their comments in written form. Written comments must be received no later than 24 hours in advance of the Commission meetings. Comments should be sent to: ccl@cityofchicago.org. Written comments received after the deadline shall not be considered. For additional details regarding format, submission, or content, please see the Emergency Rules at www.chicago.gov/ccl.

Members of the public wishing to speak during the virtual meetings must register in advance by completing a form found at www.chicago.gov/ccl and emailing it to ccl@cityofchicago.org. Registration will open at 9:00 a.m. on Friday, September 25 and will close either when the fifteen open spots have been allocated or by 12:45 p.m. on Tuesday, September 29, whichever comes first.

Historic Preservation staff will communicate to members of the public who have signed up to speak the means by which they can participate remotely in the virtual meetings. Aldermen or their representatives wishing to submit comments or speak during the virtual meetings should contact Historic Preservation staff by 12:45 p.m. on Tuesday, September 29.

Attached is a copy of the agendas for the Commission meetings.

Maurice D. Cox
Secretary

DRAFT AGENDA
COMMISSION ON CHICAGO LANDMARKS
Regular Meeting – Thursday, October 1, 2020
Virtual Meeting
12:45 p.m.

1. Approval of the Minutes of Previous Meeting

Regular Meeting of September 3, 2020

2. Report from the Department of Planning and Development

EMMETT TILL AND MAMIE TILL-MOBLEY HOUSE
6427 South St. Lawrence Avenue

WARD 20

3. Report from the Department of Planning and Development

ILLINOIS BELL BUILDING
225 West Randolph Street

WARD 42

4. Final Landmark Recommendation

PERKINS-NORDINE HOUSE
6106 North Kenmore Avenue

WARD 48

5. Permit Review Committee Reports

Report on Projects Reviewed at the September 3, 2020, Permit Review Committee Meeting

Report on Permit Decisions by the Commission Staff for the Month of September 2020

6. Adjournment

Commission on Chicago Landmarks

Summary of Projects with Staff Recommendations, October 1, 2020

2. Report from the Department of Planning and Development

EMMETT TILL AND MAMIE TILL-MOBLEY HOUSE
6427 South St. Lawrence Avenue

WARD 20

Staff Recommendation— Staff recommends that the Commission accept the:

Report to the Commission on Chicago Landmarks
on the
EMMETT TILL AND MAMIE TILL-MOBLEY HOUSE
6427 South St. Lawrence Avenue

The Department of Planning and Development (DPD) finds that the proposed landmark designation of the Emmett Till and Mamie Till-Mobley House supports the City's overall planning goals for the surrounding Woodlawn Community Area and is consistent with the City's governing policies and plans.

Modest architecturally, but of monumental historic and memorial significance, the brick two-flat at 6427 South St. Lawrence Avenue was the home of Emmett Till and his mother, Mamie Till-Mobley. It was from this house that Emmett Till left to board a train with his great uncle to visit relatives in Mississippi in 1955. The 14-year-old Till was lynched during the trip. The tragic murder of Till became a symbol of the brutality of racism in America and roused the Civil Rights Movement.

The Till House is located within the Woodlawn Community Area. The Department of Planning and Development and Department of Housing, is engaged with the Woodlawn community in several ways in order to steer and manage development related to, and driven by, larger investments in the neighborhood, particularly the Obama Presidential Center and the University of Chicago.

Since 2005, there have been nearly a dozen plans developed for the Woodlawn community by the City of Chicago, nonprofit organizations, neighborhood groups and others. Although the studies are a clear indicator of how many people care about Woodlawn and its success, they also underscore a deeper need for greater coordination, and for one unified path forward.

This year the Department has consolidated these community-driven plans into one report that provides a roadmap for City officials to work alongside community groups with a vested interest to ensure that future development decisions prioritize sustainable, long-term growth and the needs of the Woodlawn community area. The Woodlawn Plan Consolidation Report was adopted by the Chicago Plan Commission in May of this year.

Two important themes of the Consolidation Report are improvement of the physical realm of

Woodlawn and support for existing residents. Landmark designation of the Till House supports these themes by ensuring that a site of memory for Emmett Till and the Civil Rights Movement will be preserved in Woodlawn, allowing residents to remain connected with an important heritage site in their community.

3. Report from the Department of Planning and Development

ILLINOIS BELL BUILDING
225 West Randolph Street

WARD 42

Staff Recommendation— Staff recommends that the Commission accept the:

Report to the Commission on Chicago Landmarks
On the
Illinois Bell Building
225 W. Randolph Street

The Department of Planning and Development (DPD) finds that the proposed landmark designation of the Illinois Bell Building supports the City's overall planning goals for the surrounding Loop Community Area and is consistent with the City's governing policies and plans.

The Illinois Bell Building at 225 West Randolph Street was designed by the Chicago architectural firm of Holabird and Root and completed in 1966. When completed, the 31-story New-Formalist-style building served as the new headquarters for the Illinois Bell Company which had its beginnings in Chicago in the 1870s. At its zenith by the early 1970s, the company employed roughly 36,000 people in the Chicago area alone and made important contributions to the advancement of technology in the telephone industry.

The Illinois Bell Building is located in the northwestern section of Chicago's Central Business District. It is zoned DC-16 (Downtown Core District) and surrounding land uses generally include high-rise commercial/office buildings with ground floor retail uses as well as nearby regional and local transportation facilities. Recent local investment in the area includes significant projects underway at Chicago Union Station, the 55-story Bank of America Building at 110 N. Wacker Drive as well as the continued redevelopment of Wolf Point. The Illinois Bell Building itself is planned to undergo substantial rehabilitation as part of its planned reuse into modern office space.

DPD's recent planning for the broader area is consistent with the proposed landmark designation.

The *Central Area Action Plan*, approved by the Chicago Plan Commission in 2009, states that "historic preservation designations in the Central Loop should be used judiciously to balance redevelopment and renovation...." In addition, the Plan goes on to say that "recycling older office buildings for small office users, hotels and residences should be encouraged."

The proposed landmark designation is also consistent with both the *Transit Friendly Development Guide – Station Area Typology* and the *City of Chicago & Metra Station Typology Study*. The Illinois Bell Building is located within two blocks of the CTA’s Washington Street Elevated Station and within very close proximity to both Chicago Union Station and the Ogilvie Transportation Center which are all typed “Downtown Core” under both plans, encouraging the densest mix of uses and the highest concentration of employment within the entire metropolitan area.

In conclusion, landmark designation of the Illinois Bell Building supports the City’s overall planning and economic development goals for Chicago’s Loop Community Area and is consistent with the City’s governing policies and plans.

4. Final Landmark Recommendation

PERKINS-NORDINE HOUSE
6106 North Kenmore Avenue

WARD 48

Staff Recommendation— Staff recommends the Commission on Chicago Landmarks (hereinafter the “Commission”) approve the following resolution:

To the Mayor and Members of the City Council of the City of Chicago:

Pursuant to Section 2-120-690 of the Municipal Code of the City of Chicago (the “Municipal Code”), the Commission on Chicago Landmarks (the “Commission”) has determined that the Perkins-Nordine House (the “Building”) is worthy of Chicago Landmark designation. On the basis of careful consideration of the history and architecture of the Building, the Commission has found that it satisfies the following four (4) criteria set forth in Section 2-120-620 of the Municipal Code:

- 1. Its value as an example of the architectural, cultural, economic, historic, social, or other aspect of the heritage of the City of Chicago, State of Illinois, or the United States.*
- 3. Its identification with a person or persons who significantly contributed to the architectural, cultural, economic, historic, social, or other aspect of the development of the City of Chicago, State of Illinois, or the United States.*
- 4. Its exemplification of an architectural type or style distinguished by innovation, rarity, uniqueness, or overall quality of design, detail, materials, or craftsmanship.*
- 5. Its identification as the work of an architect, designer, engineer, or builder whose individual work is significant in the history or development of the City of Chicago, the State of Illinois, or the United States.*

I. BACKGROUND

On December 12, 2019, the Historic Preservation Division received an application to demolish the Building. The Building was rated “orange” in the *Chicago Historic Resources*

Survey and was therefore subject to the 90-day Demolition Delay Ordinance. As is standard practice during Demolition Delay, staff evaluated the Building against the legal criteria for landmark designation and determined that it met criteria for landmark designation.

The formal landmark designation process for the Building began on March 5, 2020, when the Commission approved a preliminary landmark recommendation (the "Preliminary Recommendation") for the Building as a Chicago Landmark. The Commission found that the Building meets four (4) of the seven (7) criteria for designation, as well as the integrity criterion, identified in the *Chicago Landmarks Ordinance* (Municipal Code, Section 2-120-580 *et seq.*). The Preliminary Recommendation, incorporated herein and attached hereto as **Exhibit A**, initiated the process for further study and analysis of the proposed designation of the Building as a Chicago Landmark. As part of the Preliminary Recommendation, the Commission identified the "significant historical and architectural features" of the Building as:

- All exterior elevations, including rooflines, of the Building.

Also, as part of the Preliminary Recommendation, the Commission adopted a Designation Report, dated March 5, 2020, the most current iteration of which is dated October 3, 2020, incorporated herein and attached hereto as **Exhibit B** (the "Designation Report"). At the same meeting, the Commission voted to preliminarily deny the application for demolition of the property.

On June 15, 2020, the owners notified the Historic Preservation Division that the property had been sold and withdrew the demolition application. At its regular meeting of July 9, 2020, the Commission received a report from Maurice Cox, Commissioner of the Department of Planning and Development (DPD), supporting the proposed landmark designation of the Building. This report is incorporated herein and attached hereto as **Exhibit C**.

On July 16, 2020, the Commission officially requested consent to the proposed landmark designation from the new owners of the Building, Richard E. Logan and Angela T. Spinazze. On August 26, 2020, the Commission received a consent form, dated August 22, 2020, and signed by the owners, consenting to the proposed landmark designation.

II. FINDINGS OF THE COMMISSION ON CHICAGO LANDMARKS

WHEREAS, pursuant to Section 2-120-690 of the Municipal Code, the Commission has reviewed the entire record of proceedings on the proposed Chicago Landmark designation, including the Designation Report, the DPD Report, and all of the information on the proposed landmark designation of the Building; and

WHEREAS, the Building meets the four (4) criteria for landmark designation set forth in Section 2-120-620 (1), (3), (4), and (5) of the Municipal Code; and

WHEREAS, the Building, built in 1902, exemplifies the significant early residential history and development of the Edgewater neighborhood as an area of high-quality single-family houses and mansions built in the late nineteenth and early twentieth centuries; and

WHEREAS, the Building remains among the best-surviving of these first-generation mansions that drew Chicagoans of wealth to the Edgewater neighborhood in the years just before and after its annexation to Chicago in 1889; and

WHEREAS, the Building is significant for its association with Ken Nordine, a spoken word artist who resided and worked in the home from 1951 until 2019. The large home not only accommodated his growing family but also allowed him to set up recording studios for his work and artistic pursuits. In these studios he did the bulk of work that brought him acclaim including the long-running, syndicated, National Public Radio *Word Jazz* radio show and the Grammy-nominated *Stare with Your Ears* album. As a Chicagoan, he contributed to the artistic legacy of the city through decades of radio, television, film, fine art, and voice-over work for events such as the Chicago International Film Festival; and

WHEREAS, in 1957, Ken Nordine's *Word Jazz* album featured the established radio and TV spokesperson riffing lines of surreal poetry over hip jazz, a new fusion of spoken word and sounds which created novel imagery from the inner thought processes and voice of the 37-year-old creative visionary. This new synthesis was created on Nordine's ventures from his home at 6106 North Kenmore to nearby clubs where he had to come up with new material every week for returning clientele. *Word Jazz* became Nordine's signature artistic realm, spawning over a dozen albums, a nationally syndicated, long-running radio series, and collaborative pieces with musicians and artists including Fred Astaire, Jerry Garcia of the Grateful Dead, Tom Waits, Laurie Anderson, and David Bowie; and

WHEREAS, the Building is a large-scale house designed in the Arts and Crafts manner, a significant approach to design in the history of Chicago architecture; and

WHEREAS, the Building has excellent craftsmanship in traditional building materials, including deep-red brick walls and wood details such as the modernized triangular pent roof over the front door and a half-timbered gable; and

WHEREAS, the Building, through its overall architectural design and detailing, exemplifies the Arts and Crafts ideals embraced by Pond and Pond; and

WHEREAS, Pond and Pond, the firm which designed the Building, was a significant architectural partnership in Chicago from the 1880s to circa 1930. Partners and brothers Irving Kane Pond and Allen Bartlit Pond were highly involved in the Arts and Crafts movement and strongly associated with progressive social and political reform in Chicago; and

WHEREAS, Pond and Pond designed many architecturally significant buildings in Chicago including most of the Hull-House Settlement, the Northwestern University Settlement House, the Chicago Commons Settlement, and the former City Club of Chicago. Elsewhere in the

Midwest, they are best known for student union buildings such as those at the University of Michigan, the University of Kansas, Purdue University, and Michigan State University; and

WHEREAS, consistent with Section 2-120-630 of the Municipal Code, the Building has a significant historic, community, architectural, or aesthetic interest or value, the integrity of which is preserved in light of its location, design, setting, materials, workmanship, and ability to express such historic, community, architectural, or aesthetic interest or value; now, therefore,

THE COMMISSION ON CHICAGO LANDMARKS HEREBY:

1. Adopts the recitals, findings, and statements of fact set forth in the preamble and Sections I and II hereof as the findings of the Commission; and
2. Adopts the Final Designation Report, as revised, and dated this 3rd day of October, 2020, and
3. Finds, based on the Designation Report and the entire record before the Commission, that the Building meets the four (4) criteria for landmark designation set forth in Sections 2-120-620 (1), (3), (4), and (5) of the Municipal Code; and
4. Finds that the Building satisfies the "integrity" requirement set forth in Section 2-120-630 of the Municipal Code; and
5. Finds that the significant historical and architectural features of the Building are identified as follows:
 - All exterior elevations, including rooflines, of the Building.
6. Recommends that the Building be designated a Chicago Landmark.

NOTICE OF PUBLIC MEETING

PERMIT REVIEW COMMITTEE

THURSDAY, October 1, 2020

Virtual Meeting

1:30 p.m.

DRAFT AGENDA:

- 1. 1810 N. Wells** **43rd Ward**
Old Town Triangle District
Proposed partial demolition of an existing 1-story building and construction of a 3-story rooftop addition.
- 2. 208 S. LaSalle** **42nd Ward**
Continental and Commercial National Bank Building
Proposed installation of three separate canopies over the entrance doors located on LaSalle Street and replacement of a previously removed original terra cotta feature at the 17th floor with new GFRC units
- 3. 75 E. Wacker** **42nd Ward**
Mather Tower
Proposed attached canopy over main entrance to hotel
- 4. 1357 N. Elston Avenue** **27th Ward**
Proposed Morton Salt Company Warehouse Complex
Proposed interior and exterior rehabilitation of the existing industrial complex
- 5. 2023 W. North** **1st Ward**
Milwaukee Avenue District
Proposed 2-story brick substation on an existing surface parking lot
- 6. 1035 S. Claremont** **28th Ward**
Claremont Cottages District
Proposed rear addition with extended dormers

7. 1936 S. Michigan

3rd Ward

Second Presbyterian Church

Proposed infill of an opening that previously contained a rose window with new pre-finished aluminum panels

Dijana Cuvalo, AIA

Historic Preservation Division

Department of Planning and Development

PERMIT REVIEW COMMITTEE

Summary of project and staff recommendations, October 1, 2020

DRAFT

1. 1810 N. Wells

43rd Ward

Old Town Triangle District

Proposed partial demolition of an existing 1-story building and construction of a 3-story rooftop addition

Applicant: Chicago Development Partners, LLC, Howard Weiner, contract owner
Pappageorge Haymes, David Haymes, architect

Staff Recommendation: Staff recommends that the Committee:

Proposed Partial Demolition:

1. Preliminarily find that the property at 1810 N. Wells, a 1-story commercial building, is non-contributing to the character of the Old Town Triangle District and its partial demolition will not be an adverse effect on the character of the Landmark District; and,
2. Preliminarily find that the amount of demolition proposed with the project, based on the submitted information, does not trigger the requirements of Section 2-120-825 governing the demolition of 40% or more of landmark buildings.

Proposed Rooftop Addition:

3. Find that the proposed project, with the following conditions, meets the criteria set forth in the Commission's Rules and Regulations, the Commission's *Guidelines for Alterations to Historic Buildings and New Construction*, and therefore, the project will not have an adverse effect on the significant historical and architectural features of the district and approve the project with the following conditions:
 - a) A report by a licensed structural engineer addressing how the existing façade and walls to remain shall be supported, braced and protected, in-situ, during the demolition of the existing roof and interior structure and the excavation and new construction shall be included with the permit application. The recommended measures, sequencing, and protections shall be incorporated in the structural and architectural permit drawings;
 - b) Should unforeseen conditions in the field result in a need to demolish more of the existing 1-story structure at 1810 N. Wells than currently proposed (exceeding 40%) the applicant shall notify historic

preservation staff immediately. Demolition of 40% or more of the existing structure will require further review of the Commission and the City Council;

- c) Dimensioned details of all new windows, facades, and storefronts shall be submitted with the permit plans; and
- d) Color samples of all new façade cladding and mullions shall be submitted to Historic Preservation staff for review for approval prior to order and installation.

2. 208 S. LaSalle

42nd Ward

Continental and Commercial National Bank Building

Proposed installation of three separate canopies over the entrance doors located on LaSalle Street and replacement of a previously removed original terra cotta feature at the 17th floor with new GFRC units

Applicant: Jeff Breaden, RCP Hotel Owner, LLC c/o The Prime Group, Inc.
Chipman Design Architecture, architect

Staff Recommendation: Staff recommends that the Committee find that the project, with the following conditions, meets the criteria set forth in the Commission's Rules and Regulations, the Commission's *Guidelines for Alterations to Historic Buildings and New Construction*, and Standards 6, 9 and 10 of the *U.S. Secretary of the Interior's Standards for Rehabilitation of Historic Buildings* and therefore, the project will not have an adverse effect on the significant historical and architectural features of the landmark property and approve the project with the following conditions:

A. Canopies:

1. As proposed, no part of the canopy structure or steel frame will cover or be mechanically attached to any ornamental stone elements. Product data used to seal the joint shall be submitted with the permit application for review and approval by Historic Preservation staff;
2. Electrical conduit and transformer boxes for the lighting, heating lamps and signage attached to the canopy shall be concealed. The location of any additional penetrations on the building required for this work shall be shown on the drawings;
3. Provide a cut sheet for the proposed light fixture for review and approval; and,
4. No signage is approved at this time. Drawings of any signage to be attached to the canopies and the entries shall be submitted for review by Historic Preservation staff under separate permit application submissions.

B. 17th Floor Cornice:

1. The cornice profile as shown in Option 2 is approved, as it is a better representation of the original cornice profile and design;
2. As proposed, the Class L scope of work is still under development by the applicant and when the revised application is submitted it will address the extent of the cornice installation around the building for future review for approval by the Commission;
3. The proposed relief should be an existing pattern that is found on the building. Dimensioned detail drawings of the Greek key relief shall be provided for review; and,
4. Dimensioned detail drawings of the GFRC units with notes to show that work will match the historic shapes and profiles and match the range of color, finish, texture, and other visual qualities of the surrounding terra cotta units shall be submitted with permit plans. The GFRC units shall be produced by a PCI-certified manufacturer or to comparable quality standards as certified by a licensed structural engineer. Material samples shall be reviewed and approved by Historic Preservation staff prior to order and installation.

3. 75 E. Wacker
Mather Tower

42nd Ward

Proposed attached canopy over main entrance to hotel.

Applicant: Gary Lewandowski, owner
Peter Erdelyi, Huron Design Group, architect

Staff Recommendation: Staff recommends that the Committee find that the project, with the following conditions, meets the criteria set forth in the Commission's Rules and Regulations, the Commission's *Guidelines for Alterations to Historic Buildings and New Construction*, and Standards 9 and 10 of the *U.S. Secretary of the Interior's Standards for Rehabilitation of Historic Buildings* and therefore, the project will not have an adverse effect on the significant historical and architectural features of the landmark property and approve the project with the following conditions:

1. The canopy is approved as proposed as shown in drawings dated 9/14/2020. The glass border component of the canopy shall either be eliminated, or revised to be frosted; and,
2. No signage is approved at this time. Any proposed signage shall be provided to Historic Preservation staff for review for approval as part of a future sign permit application submission.

4. 1357 N. Elston Avenue

27th Ward

Proposed Morton Salt Company Warehouse Complex

Proposed interior and exterior rehabilitation of the existing industrial complex

Applicant: Blue Star Properties, applicant
R2 Companies, partner

Staff Recommendation: Staff recommends that the Committee find that the project, with the following conditions, meets the criteria set forth in the Commission's Rules and Regulations, the Commission's *Guidelines for Alterations to Historic Buildings and New Construction*, and Standards 1, 2, 3, 5, 6, 9 and 10 of the *U.S. Secretary of the Interior's Standards for Rehabilitation of Historic Buildings* and therefore, the project will not have an adverse effect on the significant historical and architectural features of the proposed landmark property and approve the project with the following conditions:

1. The exterior and interior alterations as shown on submitted drawings dated September 23, 2020, are approved. Complete set of drawings showing existing conditions, proposed demolition and proposed additions and alterations, including plans, elevations, sections and details shall be submitted for Historic Preservation staff review when ready;
2. Masonry and concrete repair details, cleaning specifications, and samples of any replacement materials required shall be provided with the permit application for review and approval by Historic Preservation staff;
3. Structural steel repair details and refinishing specifications, including the interior of the Shed Building and industrial steel artifacts on the exterior of the site, shall be provided with permit application for review and approval by Historic Preservation staff;
4. New or enlarged window openings should match the proportion, scale, horizontal alignment and punched character of the historic openings;
5. Window and door details shall be submitted with the permit application for review and approval by Historic Preservation staff;
6. The painted sign on the west slope of the roof will be replicated in its entirety and specifications for this shall be provided with permit application for review and approval by Historic Preservation staff; and,
7. No additional signage or exterior lighting is approved at this time. Any proposed signage or exterior lighting shall be subject to Historic Preservation staff review and approval when available.

5. 2023 W. North

1st Ward

Milwaukee Avenue District

Proposed 2-story brick substation on an existing surface parking lot

Applicant: Pedro Hurtado, Chicago Transit Authority
TY Lin International

Staff Recommendation: Staff recommends that the Committee find that the project meets the criteria set forth in the Commission's Rules and Regulations, the Commission's *Guidelines for Alterations to Historic Buildings and New Construction*, and therefore, the project will not have an adverse effect on the significant historical and architectural features of the district and approve the project as submitted.

6. 1035 S. Claremont

28th Ward

Claremont Cottages District

Proposed rear addition with extended dormers.

Applicant: Lori and Joseph Christopher, owner
Douglas Gilbert, architect

Staff Recommendation: Staff recommends that the Committee find that the project, with the following condition, meets the criteria set forth in the Commission's Rules and Regulations, the Commission's *Guidelines for Alterations to Historic Buildings and New Construction*, and Standards 9 and 10 of the *U.S. Secretary of the Interior's Standards for Rehabilitation of Historic Buildings* and therefore, the project will not have an adverse effect on the significant historical and architectural features of the landmark property and district and approve the project with the following condition:

1. As proposed, the new addition shall be clad in a smooth-finish fiber cement siding, with architectural grade shingles matching the rest of the roof.

7. 1936 S. Michigan

3rd Ward

Second Presbyterian Church

Proposed removal of a deteriorated, non-original wood infill assembly currently installed in an original rose window opening on the south façade.

Applicant: Board of Trustees (c/o Mike Belletire), Second Presbyterian Church of Chicago
Sara Van Domelen, Wiss, Janney, Elstner Associates, Inc.

Staff Recommendation: Staff recommends that the Committee find that the project, with the following conditions, meets the criteria set forth in the Commission's Rules and Regulations, the Commission's

Guidelines for Alterations to Historic Buildings and New Construction, and Standard 4 of the *U.S. Secretary of the Interior's Standards for Rehabilitation of Historic Buildings* and therefore, the project will not have an adverse effect on the significant historical and architectural features of the landmark property and approve the project with the following conditions:

1. The proposed installation of the prefinished aluminum cladding panels in the bronze color is approved with the condition that an element be added on the exterior face of the panel that provides a reference to the original rose window through a more detailed treatment that acknowledges the original pattern, depth, proportions and/or color; and,
2. Dimensioned details and product information shall be submitted with the permit drawings for review and approval by Historic Preservation Division staff.